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Rec Amt \$12.00 Aud Amt \$5.00

INDX  
ANNO  
SCAN

BRANDY MACUMBER, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK



### QUIT CLAIM DEED

**Return To:** Jane E. Rosien, P.O. Box 67, Winterset, IA 50273-0067  
**Taxpayer:** Thomas James Bradley, 2813 235th Street, St. Charles, IA 50240  
**Preparer:** Jane E. Rosien, 114 E. Jefferson Street, P.O. Box 67, Winterset, IA 50273-0067;  
 Phone: (515) 462-4912


For the consideration of ----Division of Marital Assets----, Marcy Rae Olson, f/k/a Marcy Rae Bradley, a Single Person, does hereby Quit Claim to Thomas James Bradley, a Single Person, all her right, title, interest, estate, claim and demand in the following described real estate in Madison County, Iowa:

**Commencing at a point 1308.5 feet North of the Southeast corner of said North Half (N½) of the Fractional Southwest Quarter (Fr. SW¼), said point being the center of said Section Seven (7); thence continuing North 378.6 feet, thence North 89°58' West 368.6 feet; thence South 02°14' East 403.8 feet to the South line of the Northwest Fractional Quarter (NW Fr. ¼) of said Section Seven (7); thence North 86°00' East 353.8 feet along said South line to the point of beginning, containing 3.2408 acres including 0.2868 acres of county road right-of-way, in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.**

**This instrument is between former spouses pursuant to a Decree of Dissolution of Marriage and is exempt from transfer tax under Iowa Code Section 428A.2(16).**

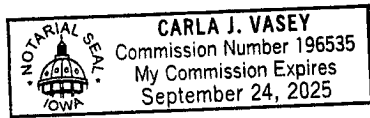
The undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate. Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Dated: December 3, 2024.

  
 Marcy Rae Olson, Grantor

STATE OF IOWA, COUNTY OF MADISON

This record was acknowledged before me on December 3, 2024, by Marcy Rae Olson.



Carla J. Vasey  
Signature of Notary Public